

Skyline/Paradise Hills Planning Group  
6610 Potomac Street  
San Diego, Ca 92139  
(619)470-0179

## **PUBLIC NOTICE & AGENDA**

August 12, 2008 MEETING

(ALWAYS THE SECOND TUESDAY OF THE MONTH)

### **AGENDA ITEMS:**

-MEETING OF COMMITTEE ON CORRESPONDENCE	6:30PM
-CALL TO ORDER	7:00PM
-AGENDA ADDITIONS-	7:02PM
-SET UP/TEAR DOWN REMINDER	7:03 PM
-ANNOUNCEMENTS	7:05PM
-APPROVAL OF MINUTES	7:10PM
-TREASURER'S REPORT	7:11PM
-PRESENTATIONS BY CITY/COUNTY/STATE	7:12PM
-POLICE/FIRE COMPACT, CPC BOARD COMMITTEES	

Correspondence is available in the Rec. Center office prior  
To meetings. Be sure to initial Routing Slip

Treasurer Report: 440.00 in treasurer

New total 440.00  
15.00\$ Cash

### **INFORMATION ITEM**

T-Mobile Norm Street PTS # 157806 located at NE corner of intersection at Leucadia Ave and Norm Street. Consisting of a new 30' high light standard supporting 3 wireless communication antennas. Processed as a Neighborhood Use Permit (Process Two).

**Note:** There was not a quorum for July 8 Planning Group meeting. No minutes were taken

### **ACTION ITEM**

AIDA'S ADULT CARE Conditional Use Permit (CUP) PTS # 132313 to expand an existing 6 bed Adult Care Facility located at 7373 Westbrook Avenue to a 12 bed adult residential care facility. Current facility has 8 bed rooms and 4 baths with an attached two car garage.

**“We are fighting for things that make these homes  
Worthwhile; a yard big enough to raise a garden; a  
Paved street in front; sidewalks to walk on; sewers that  
Don't stop up; garbage cans emptied weekly; decent  
Playgrounds for the children; a tax bill we can afford to  
Pay.”**

**- Harley Knox**



## THE CITY OF SAN DIEGO

July 3, 2008

Amanda Nations  
Parsons  
Agent for T-Mobile,  
5280 Soledad Rancho Court  
San Diego, CA 92109

Dear Ms. Nations:

**Subject:** T-Mobile Norm Street. (R-O-W) – First Assessment Letter  
Project No. 157806; Job Order No. 43-1033  
Located at: Corner intersection between Leucadia Ave and Norm Street.

The Development Services Department has completed the first review of the above referenced project.

- The proposed project is located within the right-of-way in the corner intersection between Leucadia Ave and Norm Street. The project consists of the installation of three (3) wireless communication antennas concealed behind a raydome inside a replacement light standard. The project shall be processed as a Neighborhood Use Permit, Process 2, City Manager decision with the rights to appeal to Planning Commission.

Attached to this assessment letter is a Cycle Issues Report (Enclosure 1) which contains review comments from staff representing various disciplines. The purpose of this assessment letter is to summarize the significant project issues and identify a course of action for the processing of your project.

If any additional requirements should arise during the subsequent review of your project, we will identify the issue and the reason for the additional requirement. To resolve any outstanding issues, please provide the information that is requested in the Cycle Issues Report. If you choose not to provide the requested additional information or make the requested revisions, processing may continue. However, the project may be recommended for denial if the remaining issues cannot be satisfactorily resolved and the appropriate findings for approval cannot be made.

For your information, please be advised of Section 126.0114 of the Land Development Code, which states: The development permit application file shall be closed if the applicant fails to submit or resubmit requested materials, information, fees or deposits 90 calendar days from the date the application was deemed complete or the last written request by the City, whichever is



### Development Services

1222 First Avenue, MS 501 • San Diego, CA 92101-4155

Tel (619) 446-5460



Amanda Nations  
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Issues Report Cover Letter

later. Once closed, the application, plans and other data submitted for review may be returned to the applicant or destroyed by the City Manager.

For modifications to the project scope, submittal requirements or questions regarding any of the above, please contact me prior to resubmittal. I may be reached by telephone at (619) 687-5984 or via e-mail at [stse@sandiego.gov](mailto:stse@sandiego.gov).

Sincerely,

A handwritten signature in black ink, appearing to read 'Simon Tse', written over a horizontal line.

Simon Tse  
Associate Planner

Enclosures:

1. Cycle Issues Report
2. Submittal Requirements Report
3. Neighborhood Use Permit Findings
4. Memo
5. Pictures
6. Justification Map

cc: File



L64A-003A

1222 First Avenue, San Diego, CA 92101-4154

**Project Information**

Project Nbr: **157806** Title: T-Mobile Norm St ROW  
Project Mgr: Tse, Simon (619) 687-5984 Stse@sandiego.gov



**Review Information**

<b>Cycle Type:</b> 3 Submitted (Multi-Discipline)	<b>Submitted:</b> 06/03/2008	Deemed Complete on 06/03/2008
<b>Reviewing Discipline:</b> LDR-Planning Review	<b>Cycle Distributed:</b> 06/03/2008	
<b>Reviewer:</b> Tse, Simon (619) 687-5984	<b>Assigned:</b> 06/03/2008	
	<b>Started:</b> 07/01/2008	
<b>Hours of Review:</b> 2.20	<b>Review Due:</b> 07/10/2008	
<b>Next Review Method:</b> Submitted (Multi-Discipline)	<b>Completed:</b> 07/02/2008	<b>COMPLETED ON TIME</b>
	<b>Closed:</b> 07/03/2008	

- . The review due date was changed to 07/10/2008 from 07/01/2008 per agreement with customer.
- . The reviewer has indicated they want to review this project again. Reason chosen by the reviewer: First Review Issues.
- . We request a 2nd complete submittal for LDR-Planning Review on this project as: Submitted (Multi-Discipline).
- . The reviewer has requested more documents be submitted.
- . Your project still has 22 outstanding review issues with LDR-Planning Review (all of which are new).
- . The reviewer has not signed off 1 job.
- . Last month LDR-Planning Review performed 131 reviews, 74.8% were on-time, and 46.7% were on projects at less than < 3 complete submittals.

**First Review Cycle**

**Administrative**

<u>Issue</u>		
<u>Cleared?</u>	<u>Num</u>	<u>Issue Text</u>
<input type="checkbox"/>	1	The proposed project is located in the right-of-way between the intersection of Luecadia Ave and Norm St. The project is proposing a 32'2" high light standard with three wireless communication antennas concealed inside a 26" diameter radome within the Skyline Paradise Community Planning Area in the RS-1-7 zone. (New Issue)
<input type="checkbox"/>	2	Per Land Development Code Section 131.0422, Table 131-04B - Wireless communication facility in the public right-of-way with subterranean equipment adjacent to a residential use requires a Neighborhood Use Permit, Process 2. (New Issue)
<input type="checkbox"/>	3	The project is appealable to Planning Commission per Land Development Code Section 112.0501. (New Issue)
<input type="checkbox"/>	4	Specify other locations considered for this site. The three lines of justification information provided is vague and does not provide information on the other particular sites. (New Issue)
<input type="checkbox"/>	5	No search ring was provided. The technical analysis and site justification information provided for this site is lacking. The Technical Analysis should provide information on RF site justification, siting selection process, visual/aesthetic justification, Staff will be asking for a technical analysis at the next resubmittal. (New Issue)

**Info Bulletin 536**

<u>Issue</u>		
<u>Cleared?</u>	<u>Num</u>	<u>Issue Text</u>
<input type="checkbox"/>	6	The following items required revisions: (New Issue)
<input type="checkbox"/>	7	List required permit in the development summary on 1-D. (New Issue)
<input type="checkbox"/>	8	Show the legal description and APN that the development is proposed on the title sheet. A title report is required even for right-of-way facilities. (New Issue)
<input type="checkbox"/>	9	Revised zoning designation from SFR to RS-1-7. (New Issue)
<input type="checkbox"/>	10	A legal description is needed for the facility. It is the responsibility of T-Mobile to provide this information. (New Issue)

**Equipment Location**

<u>Issue</u>		
<u>Cleared?</u>	<u>Num</u>	<u>Issue Text</u>
<input type="checkbox"/>	11	Staff is concerned with the location of the proposed equipment vault and vents illustrated in the zoning drawings. Due to the proximity to the access gate and potential liability issues, staff is requesting the applicant to consider an alternative location for the equipment vault and vents. (New Issue)
<input type="checkbox"/>	12	According to the zoning drawing sheet 3-D, the access gate was constructed on the side yard without a City driveway. Per Land Development Code Section 84.04, It shall be unlawful for any person to ride, drive, propel, or cause to be propelled any vehicle or animal across or upon any sidewalk excepting over permanently constructed driveways and excepting when it is necessary for any temporary purpose to drive a loaded vehicle across a sidewalk; provided further, that proper protection against sidewalk damage and pedestrian use be provided. See Engineering comments for more detail. (New Issue)
<input type="checkbox"/>	13	Provide on the plans the limit of disturbance e.g. construction staging area, construction area limit etc. (New Issue)
<input type="checkbox"/>	14	Note if the limit of disturbances encroaches into the adjacent private property you will be required to provide written proof of permission from the affected property owner. (New Issue)

For questions regarding the 'LDR-Planning Review' review, please call Simon Tse at (619) 687-5984. Project Nbr: 157806 / Cycle: 3



L64A-003A

## ☞ Skyline Paradise Community Pla

<u>Cleared?</u>	<u>Issue Num</u>	<u>Issue Text</u>
<input type="checkbox"/>	15	One of the Primary Public Facilities Goal within the Community Plan is to increase safety through measures such as the addition of street lighting at "appropriate" locations. (New Issue)
<input type="checkbox"/>	16	Street lighting should be of different illumination levels to reinforce circulation hierarchy (public roads, private roads, parking areas, pedestrian walkways). Lighting should be designed and located so as to not shine on adjacent properties. (New Issue)
<input type="checkbox"/>	17	Where low-level lighting is used, fixtures should be placed so that they do not produce glare. Shatter-proof coverings should be used for all low-level lighting fixtures. (New Issue)

## ☞ Zoning

<u>Cleared?</u>	<u>Issue Num</u>	<u>Issue Text</u>
<input type="checkbox"/>	18	The maximum allowable height in the RS-1-7 zone is 24'/30'. Please review Land Development Code Section 131.0444 and clearly demonstrate in your response letter how the proposed facility complies with the zoning regulations. (New Issue)
<input type="checkbox"/>	19	Provide a photographic survey of the street lights in the surrounding neighborhood and identify the photo locations on a key map. The proposed light standard may exceed the maximum zoning height provide that the new light standard is consistent with other existing light standard in the area. To the extent possible, please provide specifications to other light standard identified in your photographic survey. (New Issue)

## ☞ Design

<u>Cleared?</u>	<u>Issue Num</u>	<u>Issue Text</u>
<input type="checkbox"/>	20	Apply Memo dated June 27, 2008 (included with the assessment letter) to this project. The memo was generated after a meeting with Kevin Becker and Michael Rafael. The design of the pole associated with this facility will change slightly. (New Issue)
<input type="checkbox"/>	21	Provide revised plans and photo simulations to reflect the modified design. (New Issue)
<input type="checkbox"/>	22	Revise and relocate the proposed TMA's consistent to the attached memo. (New Issue)



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1222 First Avenue, San Diego, CA 92101-4154

Review Information

<b>Cycle Type:</b> 3 Submitted (Multi-Discipline)	<b>Submitted:</b> 06/03/2008	Deemed Complete on 06/03/2008
<b>Reviewing Discipline:</b> LDR-Environmental	<b>Cycle Distributed:</b> 06/03/2008	
<b>Reviewer:</b> Benally, Rhonda (619) 446-5468	<b>Assigned:</b> 06/05/2008	
<b>Hours of Review:</b> 0.00	<b>Started:</b> 06/30/2008	
<b>Next Review Method:</b> Submitted (Multi-Discipline)	<b>Review Due:</b> 07/01/2008	
	<b>Completed:</b> 07/01/2008	<b>COMPLETED ON TIME</b>
	<b>Closed:</b> 07/03/2008	

- . The reviewer has indicated they want to review this project again. Reason chosen by the reviewer: Partial Response to Cmnts/Regs.
- . We request a 2nd complete submittal for LDR-Environmental on this project as: Submitted (Multi-Discipline).
- . The reviewer has requested more documents be submitted.
- . Your project still has 1 outstanding review issues with LDR-Environmental (all of which are new).
- . The reviewer has not signed off 1 job.
- . Last month LDR-Environmental performed 189 reviews, 75.7% were on-time, and 78.1% were on projects at less than < 3 complete submittals.

Review 7/1/08

<u>Cleared?</u>	<u>Issue Num</u>	<u>Issue Text</u>
<input type="checkbox"/>	1	The Environmental Analysis Section (EAS) has determined that the project is Exempt under CEQA per Section 15303 contingent that the other reviewing disciplines (i.e. LDR-Planning) issues have been resolved. (New Issue)





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**Review Information**

<b>Cycle Type:</b> 3 Submitted (Multi-Discipline)	<b>Submitted:</b> 06/03/2008	Deemed Complete on 06/03/2008
<b>Reviewing Discipline:</b> LDR-Landscaping	<b>Cycle Distributed:</b> 06/03/2008	
<b>Reviewer:</b> Hempton, Alexander (619) 446-5349	<b>Assigned:</b> 06/25/2008	
	<b>Started:</b> 06/25/2008	
<b>Hours of Review:</b> 1.50	<b>Review Due:</b> 07/01/2008	
<b>Next Review Method:</b> Submitted (Multi-Discipline)	<b>Completed:</b> 07/01/2008	<b>COMPLETED ON TIME</b>
	<b>Closed:</b> 07/03/2008	

- . The reviewer has indicated they want to review this project again. Reason chosen by the reviewer: First Review Issues:
- . We request a 2nd complete submittal for LDR-Landscaping on this project as: Submitted (Multi-Discipline).
- . The reviewer has requested more documents be submitted.
- . Your project still has 4 outstanding review issues with LDR-Landscaping (all of which are new).
- . The reviewer has not signed off 1 job.
- . Last month LDR-Landscaping performed 93 reviews, 75.3% were on-time, and 43.2% were on projects at less than < 3 complete submittals.

**1st Review**

<u>Cleared?</u>	<u>Issue Num</u>	<u>Issue Text</u>
<input type="checkbox"/>	1	On site sections, the portion above vault is identified as "finished grade." Based on the enlarged site plan, sheet 5, it appears that the entire top of the vault will be covered with concrete. Please verify and revise sections. (New Issue)
<input type="checkbox"/>	2	The parkway/planting area to the east of the air vents and safety bollards is not paved in concrete. Identify how this area is currently treated; identify what is currently existing. (New Issue)
<input type="checkbox"/>	3	Identify how disturbed areas in the parkway/planting area will be treated to replace what is existing, in-kind, and to meet the below requirement:  Areas within the public right-of-way that are not paved for required pedestrian walks or for vehicle access shall be planted or covered with mulch, unattached unit pavers, or other permeable material acceptable to the City. (New Issue)
<input type="checkbox"/>	4	Identify any existing trees/vegetation. Provide common name, botanical name, caliper size (for trees), and height & spread (for shrubs). (New Issue)



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## Review Information

<b>Cycle Type:</b> 3 Submitted (Multi-Discipline)	<b>Submitted:</b> 06/03/2008	Deemed Complete on 06/03/2008
<b>Reviewing Discipline:</b> LDR-Engineering Review	<b>Cycle Distributed:</b> 06/03/2008	
<b>Reviewer:</b> Canning, Jack (619) 446-5425	<b>Assigned:</b> 06/12/2008	
<b>Hours of Review:</b> 6.00	<b>Started:</b> 06/18/2008	
<b>Next Review Method:</b> Submitted (Multi-Discipline)	<b>Review Due:</b> 07/01/2008	
	<b>Completed:</b> 06/27/2008	<b>COMPLETED ON TIME</b>
	<b>Closed:</b> 07/03/2008	

- . The reviewer has indicated they want to review this project again. Reason chosen by the reviewer: First Review Issues.
- . We request a 2nd complete submittal for LDR-Engineering Review on this project as: Submitted (Multi-Discipline).
- . The reviewer has requested more documents be submitted.
- . Your project still has 17 outstanding review issues with LDR-Engineering Review (all of which are new).
- . The reviewer has not signed off 1 job.
- . Last month LDR-Engineering Review performed 102 reviews, 86.3% were on-time, and 44.6% were on projects at less than < 3 complete submittals.

## Engineering 1st Review

<u>Cleared?</u>	<u>Issue Num</u>	<u>Issue Text</u>
<input type="checkbox"/>	1	The Engineering Review Section has reviewed the subject development and have the following comments that need to be addressed prior to a Public Notice of Decision. Upon resubmittal, we will complete our review of the Neighborhood Use Permit Plans.  (New Issue)
<input type="checkbox"/>	2	The location of the proposed T-Mobile light fixture is not acceptable. City Street Standards require curb ramps at all intersections. Therefore, on the Site Plan, show a curb ramp at the northeast corner of Norm Street and Leucadia Avenue, with current City Standard curb ramp Standard Drawing SDG-130 and SDG-132 with truncated domes. Show the required landing and transition area. The applicant will not be required to construct the curb ramp but will be required to locate the proposed light fixture outside the limit of construction for a future curb ramp.  (New Issue)
<input type="checkbox"/>	3	Revise the Site Plan to show the existing street lights, nearest the project site, in both directions and on both sides of Norm Street and Leucadia Avenue. Include the spacing between the street lights and the project site. A determination will be made if the proposed street light standard location is in compliance with current street light standards according to the City of San Diego Street Design Manual and Council Policy 200-18.  (New Issue)
<input type="checkbox"/>	4	The location of the vault access hatch is not acceptable because it is proposed in the public sidewalk. Revise the vault location so no portion of the access hatch is in the sidewalk.  (New Issue)
<input type="checkbox"/>	5	Revise the Site Plan Sheet 4. Add a grading data table with cut/fill and import/export quantities.  (New Issue)
<input type="checkbox"/>	6	The City of San Diego requires all developments comply with the Storm Water Pollution Prevention Requirements in Chapter 14, Article 2, Division 2 (Storm Water Runoff Control and Drainage Regulations) of the Land Development Code. The applicant must complete and submit the attached Storm Water Requirements Applicability Checklist in order to determine the project's storm water Best Management Practices (BMPs) requirements during construction and post-construction.  (New Issue)
<input type="checkbox"/>	7	Revise the Site Plan Sheet 4. Applicant needs to sign the "Lessee's Certificate Standard Wireless Facility Project for Post Construction BMPs" on the Site Plan.  (New Issue)
<input type="checkbox"/>	8	Revise the vault details. Show where and how the sump pump drainage in the vault will be treated prior to discharge onto Norm Street. The City of San Diego does not allow the use of seepage pits or gravel filled dry wells. The vault design shall collect any water that enters the vault. The water shall then be treated prior to discharge onto Nob Avenue. Call out what the storm water will be exposed to in the vault and what BMP will be used to treat the storm water prior to discharge onto Norm Street.  (New Issue)



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- | <u>Cleared?</u>          | <u>Issue Num</u> | <u>Issue Text</u>  |
|--------------------------|------------------|--|
| <input type="checkbox"/> | 9                | On the Site Plan, show the Water and Sewer Mains, including laterals that serve the homes in the area of the project. Call out the City Improvement Plan numbers for both the Water and Sewer. A search of City Records, by your office, may be required.<br><br>(New Issue) |
| <input type="checkbox"/> | 10               | Revise the Compliance Notes No.1 and No.2 on the Site Plan Sheet 5. Plans call out the Right-of-Way as Arey Drive which is not correct. Correct call outs are the Norm Street and Leucadia Avenue Right-of-Way.<br><br>(New Issue)   |
| <input type="checkbox"/> | 11               | Additional comments may be recommended pending further review or any redesign of this project. These comments are not exclusive.<br><br>Should you have any questions or comments, please call Jack Canning at 619 446-5425.<br><br>(New Issue)                              |

**Conditions (draft)**

- | <u>Cleared?</u>          | <u>Issue Num</u> | <u>Issue Text</u>  |
|--------------------------|------------------|--|
| <input type="checkbox"/> | 12               | All excavated material listed to be exported, shall be exported to a legal disposal site in accordance with the Standard Specifications for Public Works Construction (the "Green Book"), 2003 edition and Regional Supplement Amendments adopted by Regional Standards Committee.<br><br>(New Issue)  |
| <input type="checkbox"/> | 13               | The drainage system proposed for this development, as shown on the site plan, is private and subject to approval by the City Engineer.<br><br>(New Issue)  |
| <input type="checkbox"/> | 14               | Prior to the issuance of any construction permit, the Applicant shall enter into a Maintenance Agreement for the ongoing permanent BMP maintenance, satisfactory to the City Engineer.<br><br>(New Issue)  |
| <input type="checkbox"/> | 15               | Prior to the issuance of any construction permit, the Applicant shall incorporate any construction Best Management Practices necessary to comply with Chapter 14, Article 2, Division 1 (Grading Regulations) of the San Diego Municipal Code, into the construction plans or specifications.<br><br>(New Issue)                                     |
| <input type="checkbox"/> | 16               | Prior to the issuance of any construction permit the Applicant shall submit a Water Pollution Control Plan (WPCP). The WPCP shall be prepared in accordance with the guidelines in Appendix E of the City's Storm Water Standards.<br><br>(New Issue)  |
| <input type="checkbox"/> | 17               | Any party, on whom fees, dedications, reservations, or other exactions have been imposed as conditions of approval of this development permit, may protest the imposition within 90 days of the approval of this development permit by filing a written protest with the City Clerk pursuant to California Government Code 66020.<br><br>(New Issue) |



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## Review Information

<b>Cycle Type:</b> 3 Submitted (Multi-Discipline)	<b>Submitted:</b> 06/03/2008	Deemed Complete on 06/03/2008
<b>Reviewing Discipline:</b> Community Planning Group	<b>Cycle Distributed:</b> 06/03/2008	
<b>Reviewer:</b> Tse, Simon (619) 687-5984	<b>Assigned:</b> 06/03/2008	
<b>Hours of Review:</b> 0.40	<b>Started:</b> 07/01/2008	
<b>Next Review Method:</b> Submitted (Multi-Discipline)	<b>Review Due:</b> 07/01/2008	
	<b>Completed:</b> 07/01/2008	<b>COMPLETED ON TIME</b>
	<b>Closed:</b> 07/03/2008	

- . The reviewer has indicated they want to review this project again. Reason chosen by the reviewer: First Review Issues.
- . We request a 2nd complete submittal for Community Planning Group on this project as: Submitted (Multi-Discipline).
- . The reviewer has requested more documents be submitted.
- . Your project still has 1 outstanding review issues with Community Planning Group (all of which are new).
- . Last month Community Planning Group performed 95 reviews, 47.4% were on-time, and 47.4% were on projects at less than < 3 complete submittals.

## First Review Cycle

<u>Cleared?</u>	<u>Num</u>	<u>Issue Text</u>
<input type="checkbox"/>	1	Please contact: WILLIAM PENICK, Chair of the PARADISE/SKYLINE HILLS planning group at (619) 470-0179 to schedule this project for the next available agenda. (New Issue)





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1222 First Avenue, San Diego, CA 92101-4154

Review Information

<b>Cycle Type:</b> 3 Submitted (Multi-Discipline)	<b>Submitted:</b> 06/03/2008	Deemed Complete on 06/03/2008
<b>Reviewing Discipline:</b> ITC-Communications	<b>Cycle Distributed:</b> 06/03/2008	
<b>Reviewer:</b> Tse, Simon (619) 687-5984	<b>Assigned:</b> 06/03/2008	
	<b>Started:</b> 07/01/2008	
<b>Hours of Review:</b> 0.20	<b>Review Due:</b> 07/01/2008	
<b>Next Review Method:</b> Submitted (Multi-Discipline)	<b>Completed:</b> 07/01/2008	<b>COMPLETED ON TIME</b>
	<b>Closed:</b> 07/03/2008	

- . The reviewer has indicated they want to review this project again. Reason chosen by the reviewer: First Review Issues.
- . We request a 2nd complete submittal for ITC-Communications on this project as: Submitted (Multi-Discipline).
- . The reviewer has requested more documents be submitted.
- . Your project still has 1 outstanding review issues with ITC-Communications (all of which are new).
- . Last month ITC-Communications performed 10 reviews, 70.0% were on-time, and 50.0% were on projects at less than < 3 complete submittals.

First Review Cycle

<u>Cleared?</u>	<u>Issue Num</u>	<u>Issue Text</u>
<input type="checkbox"/>	1	This installation use antennas located on a street light pole over city streets. The light is maintained by city workers. The carrier should be made aware that appropriate signs should be installed to notify employees working on the light standard. The carrier should be required to place the appropriate signs per CAL-OSHA requirements. (New Issue)



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**Review Information**

<b>Cycle Type:</b> 3 Submitted (Multi-Discipline)	<b>Submitted:</b> 06/03/2008	Deemed Complete on 06/03/2008
<b>Reviewing Discipline:</b> LDR-Transportation Dev	<b>Cycle Distributed:</b> 06/03/2008	
<b>Reviewer:</b> Jauregui, Rudy (619) 557-7985	<b>Assigned:</b> 06/06/2008	
	<b>Started:</b> 06/26/2008	
<b>Hours of Review:</b> 2.00	<b>Review Due:</b> 07/01/2008	
<b>Next Review Method:</b> Submitted (Multi-Discipline)	<b>Completed:</b> 07/01/2008	<b>COMPLETED ON TIME</b>
	<b>Closed:</b> 07/03/2008	

- . The reviewer has indicated they want to review this project again. Reason chosen by the reviewer: First Review Issues.
- . We request a 2nd complete submittal for LDR-Transportation Dev on this project as: Submitted (Multi-Discipline).
- . The reviewer has requested more documents be submitted.
- . Your project still has 9 outstanding review issues with LDR-Transportation Dev (all of which are new).
- . The reviewer has not signed off 1 job.
- . Last month LDR-Transportation Dev performed 60 reviews, 60.0% were on-time, and 47.1% were on projects at less than < 3 complete submittals.

**43-1033 - NUP - 1st - Issues**

<u>Cleared?</u>	<u>Issue Num</u>	<u>Issue Text</u>
<input type="checkbox"/>	1	The current proposal identifies the location of a telecommunication facility within the existing sidewalk. This is not acceptable. All proposed facilities (vaults, light standard, antennas etc.) should not be placed with the sidewalk. Please revise location of the proposed telecommunications facility. (New Issue)
<input type="checkbox"/>	2	Additionally, the location of both the proposed vault and street light standard would eliminate the the future placement of pedestrian access curb ramp(s) at the subject corner (northeast corner of Napa Street and Leucadia Avenue). Please revise plan submittal to relocate the proposed telecommunication facility. (New Issue)

**43-1033 - NUP - Draft Conditio**

<u>Cleared?</u>	<u>Issue Num</u>	<u>Issue Text</u>
<input type="checkbox"/>	3	The applicant shall obtain a "Public Right-of-Way Permit for Traffic Control" permit prior to any work within the public right-of-way to the satisfaction of the City Engineer. (New Issue)
<input type="checkbox"/>	4	The applicant shall protect any City property removed as part of the project and return said property to the satisfaction of the City Engineer. (New Issue)
<input type="checkbox"/>	5	The applicant shall provide a Public Improvement Plan including a Traffic Signal Plan and a Traffic Control Plan to the satisfaction of the City Engineer. (New Issue)
<input type="checkbox"/>	6	The applicant shall provide and maintain a telephone contact number available 24 hours/7 days a week clearly posted on the system to allow City staff to immediately contact the system provider to the satisfaction of the City Engineer. (New Issue)
<input type="checkbox"/>	7	The applicant shall install and maintain a separate power meter for the project to the satisfaction of the City Engineer. (New Issue)
<input type="checkbox"/>	8	The applicant shall inform the City and the City agrees to inform the applicant in the event of a knock over, to the satisfaction of the City Engineer. (New Issue)
<input type="checkbox"/>	9	The street lighting standards and mounting heights shall conform to San Diego Regional Standard Drawing E-1, satisfactory to the City Engineer. (New Issue)



L64A-003A

## Review Information

<b>Cycle Type:</b> 3 Submitted (Multi-Discipline)	<b>Submitted:</b> 06/03/2008	Deemed Complete on 06/03/2008
<b>Reviewing Discipline:</b> Trans-Streets	<b>Cycle Distributed:</b> 06/03/2008	
<b>Reviewer:</b> Tse, Simon (619) 687-5984	<b>Assigned:</b> 06/03/2008	
<b>Hours of Review:</b> 0.20	<b>Started:</b> 07/01/2008	
<b>Next Review Method:</b> Submitted (Multi-Discipline)	<b>Review Due:</b> 07/10/2008	
	<b>Completed:</b> 07/02/2008	<b>COMPLETED ON TIME</b>
	<b>Closed:</b> 07/03/2008	

- . The review due date was changed to 07/10/2008 from 07/01/2008 per agreement with customer.
- . The reviewer has indicated they want to review this project again. Reason chosen by the reviewer: First Review Issues.
- . We request a 2nd complete submittal for Trans-Streets on this project as: Submitted (Multi-Discipline).
- . The reviewer has requested more documents be submitted.
- . Your project still has 1 outstanding review issues with Trans-Streets (all of which are new).
- . Last month Trans-Streets performed 8 reviews, 12.5% were on-time, and 71.4% were on projects at less than < 3 complete submittals.

## First Review Cycle

	<u>Issue</u>
<u>Cleared?</u>	<u>Num</u> <u>Issue Text</u>
<input type="checkbox"/>	1 Pending review. (New Issue)



# Submittal Requirements



THE CITY OF SAN DIEGO  
Development Services  
1222 First Avenue, San Diego, CA 92101-4154

7/3/08 1:04 pm

Page 1 of 1

L64A-001

## Project Information

Project Nbr: **157806** Title: T-Mobile Norm St ROW  
Project Mgr: Tse, Simon (619)687-5984 Stse@sandiego.gov



## Review Cycle Information

Review Cycle: 4 Submitted (Multi-Discipline)

Opened: 07/03/2008 12:50 pm

Submitted:

Due:

Closed:

## Required Documents:

<u>Package Type</u>	<u>Pkg Qty</u>	<u>Document Type</u>	<u>Qty Needed</u>
Telcom Technical Analysis	2	Telcom Site Justification Letter	2
Telcom Technical Analysis	2	Telcom Coverage Map	2
Telcom Technical Analysis	2	Telecom Justification Map	2
Photo Simulations	3	Photo Simulations	3
Photographic Survey	3	Photographic Survey	3
Dev. Plans reduced 11x17	3	Dev. Plans reduced 11x17	3
Development Plans	8	Site Development Plans	8
Applicant Correspondance	6	Applicant Correspondence	6



**Neighborhood Use Permit - Section 126.0205**

- 1. The proposed development will not adversely affect the applicable land use plan;**
- 2. The proposed development will not be detrimental to the public health, safety, and welfare; and**
- 3. The proposed development will comply with the applicable regulations of the Land Development Code.**

06/02/03wct



THE CITY OF SAN DIEGO  
MAYOR JERRY SANDERS

MEMORANDUM

DATE: June 27, 2008

TO: Telecommunications Industry  
Development Services Entitlements Division Telecom Section Staff

FROM: Karen Lynch-Ashcraft *[Signature]* Development Project Manager III, Development Services

SUBJECT: Standard Design for Wireless Communication Facilities (WCF's) in the  
Public Right-of-Way

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The following design standards apply to all WCF's (including those currently in review) in the public right-of-way:

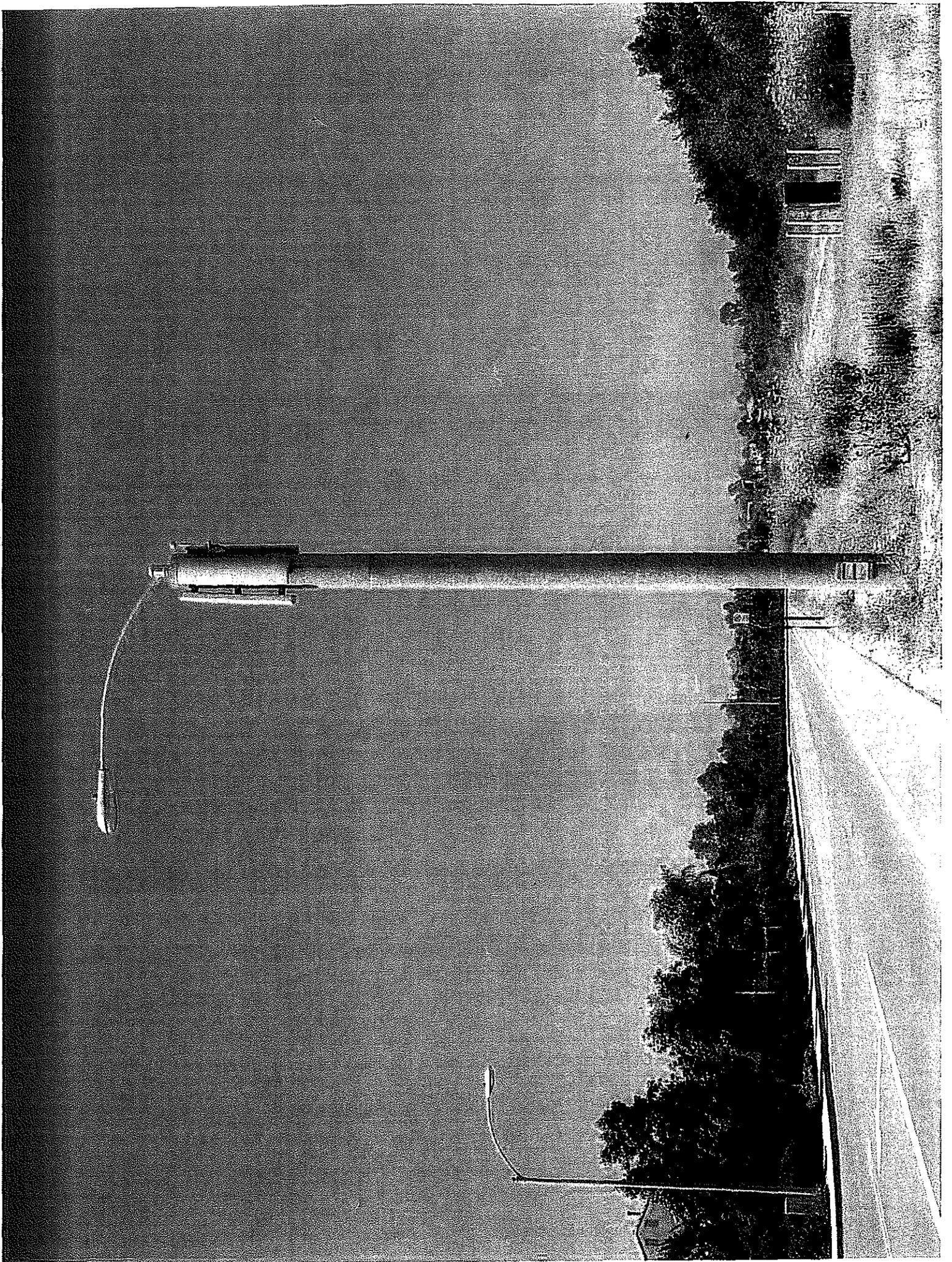
- Antennas to be closely mounted (not to exceed 6 inches from pole) to the outside of pole with no antenna cover.
- Cables preferably fed from back of antenna and routed internally inside pole. If cables must be fed from the bottom of antenna, a sleeve will be provided around the pole to screen views of cables.
- TMA (antenna amplification units) mounted behind antennas, within the pole.
- Antennas and other pole attachments to be painted and textured to match pole.

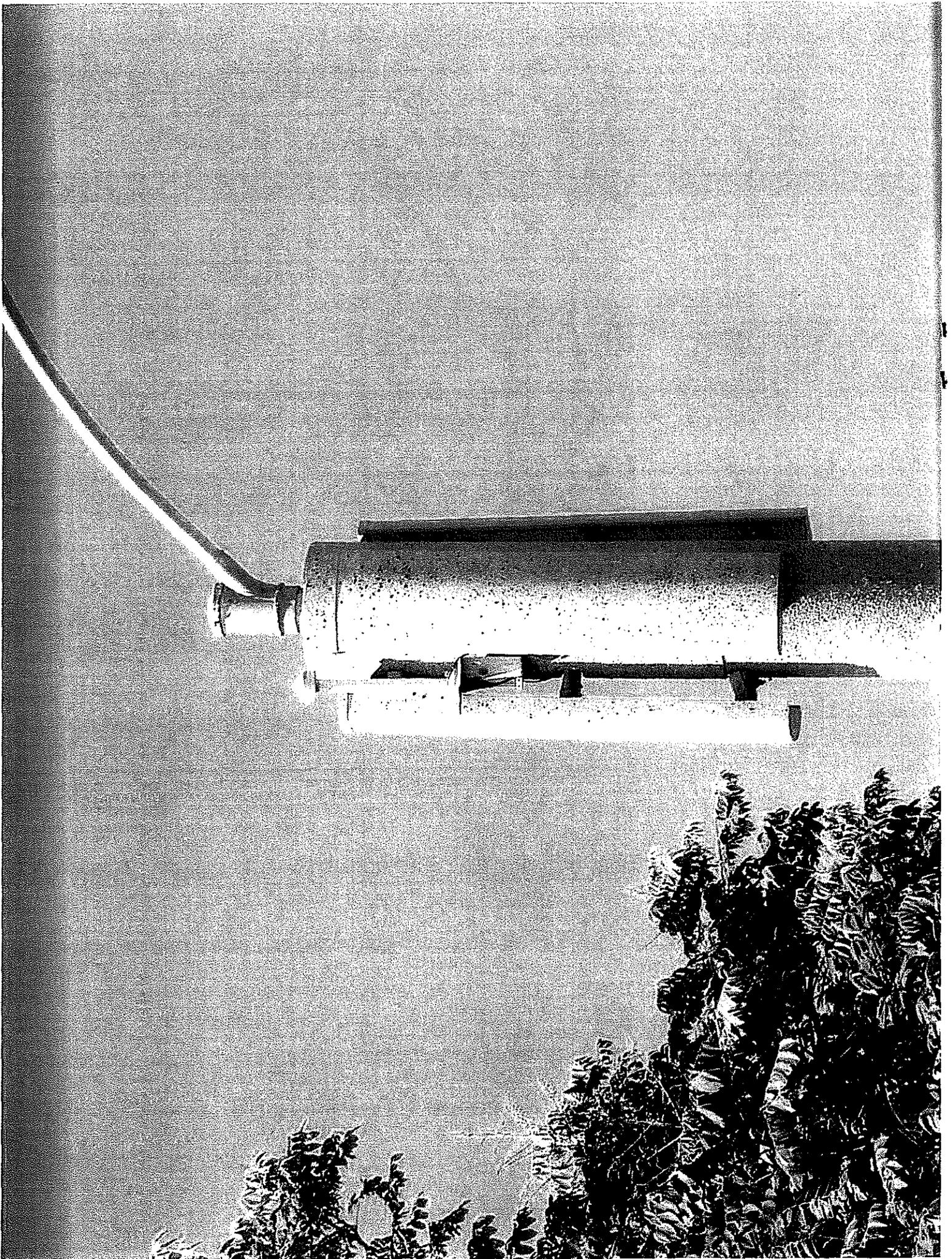
New or replacement poles should match the design of existing poles in the neighborhood when a special design is used. In some cases, this may mean decorative poles are utilized, such as modified "acorn-style" light standards or another design that matches existing light standards.

AFH/afh

Attachment: Example of WCF that meets the above requirements

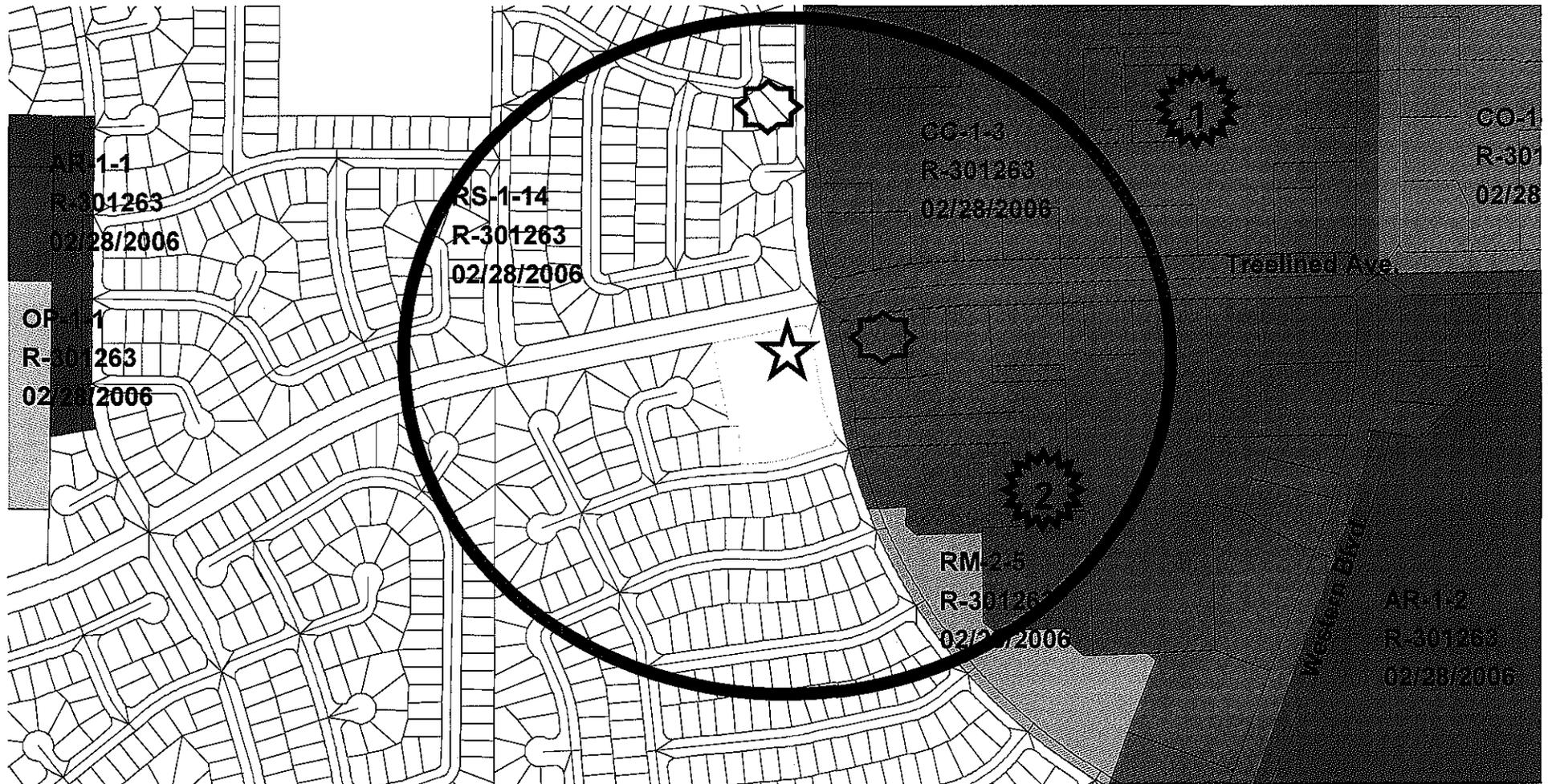
cc: William Anderson, Deputy Chief Operating Officer, CPCI  
Kelly Broughton, Director, Development Services  
Cecilia Gallardo, Assistant Deputy Director, Development Services





This is an example of the minimum requirements for a **Justification Map** as stated in Information Bulletin 536: Provide a community plan land use map or Official Zoning Map (8 1/2" by 11"). On the map, identify the search ring, alternative sites, the selected site, and all existing and approved telecommunication facilities within a one mile radius. Identify collocation opportunities within the search ring area.

## Example Justification Map: Project Name (PTS XXXXX)



### Legend

 Search Ring

 Alternative Sites

 Selected Site



Existing and Approved Telecommunication Facilities

1. Sprint, 111 Treelined Ave. (PTS 11156)
2. Cingular, 225 Western Blvd. – *Colocation Opportunity* (PTS 45324)